

Partner Update

March–April 1999

Office of Energy Efficiency and Renewable Energy

Profile



Glen Kizer

1500 Days: the Central Ohio Energy Efficiency Project has hit its stride and is poised to run circles around its original goal to retrofit 3 million square feet in just over four years. The man at the helm of the partnership, Glen Kizer, president of the Foundation for Environmental Education, has

everything to do with the partnership's impressive show of progress.

"We said we'd do 3 million square feet in 1500 days," said Kizer, an environmental lawyer and former division chief of the Ohio Department of Natural Resources (DNR). That schedule would have the work completed by fall 2000. "We're over it. We have about 1.9 million square feet in retrofit now, plus 1.5 million square feet already completed. We've now revised our long-term retrofit goal to 30 million square feet."

The partnership originally set out to do retrofit projects in central Ohio that involved restaurant and theater chains, a school system, a college and a prison. Many of these projects have since added a solar dimension. Kizer began doing energy efficiency projects at schools with Rebuild America at about the same time his Foundation began building a Solar Ohio Project. The blending of energy-efficiency and solar solutions has taken 1500 Days partnership and the Ohio Solar Project in some new and interesting directions.

Continued on page 2

Nevada Partnerships Welcome National Forum

The 1999 Rebuild America National Forum will be held August 9-11 at the MGM Grand Hotel in Las Vegas. The Forum is the showcase event for Rebuild America partnerships across the country that have been working hard to improve energy efficiency in their communities. Over 200 partnerships in 47 states, three territories, and in three Native American tribes are invited to share their experiences, gain recognition for their achievements, and learn from each other and outside experts about how best to mobilize their communities toward stronger, cleaner futures.

The National Forum comes at a critical time for Las Vegas, our host city, and Nevada, the fastest growing state in the nation today. Nevada is facing the challenge of meeting the energy demands of an expanding population. Rebuild America partnerships are springing up in many Nevada communities that are increasingly concerned that the demand for energy is outpacing supply. Nevada Power Company, the Nevada State Energy Office and partnerships in Las Vegas, Reno, Henderson, Carson City and Fallon, NV are leading the charge to find workable energy solutions for Nevada.

Nevada Power is a champion for the Rebuild America program and the key sponsor of this year's forum.

This year's Forum will focus on community partnership development, successful implementation of community-wide energy and environmental initiatives, financing energy efficiency projects, and community sustainability into the next century and beyond. Sessions will be as diverse and innovative as the Rebuild America partnerships they represent and will feature the challenges faced in launching energy-efficiency retrofits in the small business, large commercial, K-12 schools, colleges and universities, public and affordable housing, and state and local government building sectors.

An exciting combination of peer presentations, brainstorming sessions, hands-on consultation with experts, out-of-the-ordinary plenary and luncheon speakers, and demonstrations of the latest energy-efficient technologies and products add up to an event you won't want to miss.

Registration packets will be mailed in May and conference information can be found on our website: www.eren.doe.gov/buildings/rebuild.

Inside This Issue

3 REGIONAL NEWS**4** UMB REACHES OUT**6** GOING SOLAR**8** BACK TO SCHOOL
IN WEST HAVEN**9** UTAH CAMPUS
INVESTS \$31 M**10** ROANOKE-CHOWAN
TARGETS BUSINESSES

Profile

Continued from page 1

“Once we began educating schools about energy efficiency, they had the insight into their buildings to understand the importance of solar,” he said. “The reverse was also true. Once schools understood solar strategies, they wanted to explore energy-efficiency improvements. The two are a natural fit. Now these same schools want alternative fuel buses and wind power and solar panels for their classrooms. Once you open the door to the future a little bit, your targets will demand you swing the door wide open.”

Kizer was instrumental in getting Bluffsview Elementary School, which underwent an energy retrofit, to install a photovoltaic (PV) roof. (See Workbench, this issue.) He also raised the project's profile by working with the media. The project drew strong interest from the academic community and current plans call for completing 20 PV rooftop projects in Ohio schools this year as part of the Clinton Administration's Million Solar Roofs initiative.

1500 Days is working with Ohio University on plans for a \$15 million retrofit of campus buildings. The scope of work may include the installation of a solar panel outside of the basketball arena, which dovetails nicely with what the partnership set out to do. And that is to choose high-visibility projects that people can see, understand and talk about. The partnership is also involved in the retrofit of three popular restaurants in the expanding Bravo Restaurant chain.

“We're on their team and we're helping them plan more efficient buildings,” Kizer said. “Some will be new buildings and some will be moves into existing buildings. They're talking about solar as well.”

Another 1500 Days initiative is aimed at reducing energy usage in AMC Theatres and in major art facilities throughout the country. AMC is running public service announcements on television in Ohio with a message of commitment to saving energy and to increasing the comfort of its patrons by using sophisticated

Continued on page 11

View from DC

By Mark Bailey

Spring is the season of renewal, an appropriate symbol for Rebuild America partnerships whose mission is to give new life to the nation's inefficient buildings. Many partnerships are launching their first energy retrofit projects after concerted efforts to mobilize the resources needed to build and fortify their partnerships. As the Rebuild America program matures, it is incumbent upon us to track its progress. This means collecting and calculating accurate data about each partnership's activity:

- square feet retrofitted
- projected investment in retrofitting
- annual and cumulative energy savings
- annual and cumulative energy dollars saved
- annual and cumulative emissions reductions (SOx, NOx, CO2, etc.)

I urge Rebuild America partnerships to visit the “Progress” section of the IMS. Partnerships are now able to feed their results directly into the IMS system. This puts cumulative program results at the fingertips of national program and individual partnership representatives.

The Benefits of Reporting

You may ask, “Why should I bother to report my partnership's activity? What difference does it make?” Or perhaps, “How does reporting help my partnership?”

Reporting on the IMS gives your partnership firm numbers to provide to community leaders and program partners, which helps elevate the stature of your partnership in your community. It helps make the case for energy efficiency in your community – to your elected representatives, business leaders, building owners, school districts, municipal governments, potential partners and the media. The more aware your community is of your partnership's progress, the more likely you are to draw

Share Your Success

Rebuild America Partner Update, the bimonthly newsletter about the Rebuild America community, covers partnership activities, industry trends, and program news.

To submit news or story ideas, contact:

- Jonathan T. Alloy, (202) 466-7391, or e-mail jalloy@pcgpr.com.
- Rebecca Penovich, (301) 588-9387, or e-mail beckyp@drintl.com.

Learn More

Rebuild America is part of DOE's Buildings for the 21st Century. If you would like information about Rebuild America or the other energy efficiency and renewable energy

programs and resources, call 1-800-DOE-EREC or visit www.eren.doe.gov.

To be placed on the mailing list for *Rebuild America Partner Update*, e-mail rebuildamerica@drintl.com.

Regional News

With the expansion of the Rebuild America newsletter, we have added a new feature focusing on the activities and events of DOE's regional support offices. We will rotate coverage of specific regions in each issue.

Mid-Atlantic Region

The energyNOW conference, hosted by DOE's **Philadelphia Regional Support Office** January 6-8, drew nearly 200 people from the mid-Atlantic region. The three-day event focused on the opportunities in efficiency and cost savings afforded by the current deregulatory environment. Representing Rebuild America were National Program Manager **Mark Bailey**, who moderated the Community Energy Project Partnerships session; Rebuild America Program Representative **Kirk Bond**, who presented an overview of Rebuild America; and Mayor **Fred Sissine** of the **City of Mount Rainier (MD)** partnership, who discussed renovating the City's police station with the assistance of Rebuild America. *energyNOW* was co-sponsored by the U.S. General Services Administration and Washington Gas.

Southeast Region

Rebuild America Makes Prime Time... In February, Rebuild America was the focus of a live one-hour television program on the North Carolina Public Broadcast System and 200 other cable

stations nationwide. The panel of guests on the February 18 program included **Charles Young**, Rebuild America program representative; **Cynthia Moseley**, Rebuild America program representative from the North Carolina Department of Commerce; **Ted Alexander**, executive director of the Uptown Shelby Association (**Rebuild Shelby**) and **Sallie Surface**, executive director, Choanoke Area Development Association, Inc. (**Rebuild Roanoke-Chowan**). The cable access show, sponsored by the North Carolina Department of Commerce, provided an overview of the Rebuild America program followed by a Q&A session. Audience questions focused on historic preservation, retrofitting school buildings, developing and strengthening partnerships, and on how to find out more about Rebuild America.

Midwest Region

The Chicago Regional Support Office (CRSO) has captured its mission with a new tagline: "Your Source for Strategies and Solutions." According to **Juli Pollitt**, the CRSO chose this tagline because the office doesn't market energy efficiency per se; rather, it helps communities and businesses identify their issues and then proposes solutions that use energy efficiency and renewables. The Rebuild America program is a key element in that approach, because the CRSO will use the program to link new and existing partnerships with other DOE programs.

Native Americans Plan for Energy-Wise Future

The **Rosebud Sioux** tribe in Mission, SD, the first Native American tribe to join Rebuild America, is positioning itself to become a player in the energy sector. The tribe is setting up a Tribal Utility Authority (TUA). As its first action, the TUA is taking steps to receive an allocation of hydropower from dams in the western states along the Missouri River. This marks the first time the tribes will have direct control over the generation and transmission of power on the reservations.

The Rosebud Sioux and **Lower Brule Sioux Tribe**, another Rebuild America partnership, are among 28 tribes in the Great Plains that are eligible to receive a hydropower allocation from the Western Area Power Administration (WAPA), a subgroup of the Department of Energy.

The Rosebud Sioux must submit an Integrated Resources Plan to WAPA as a precursor to receiving its hydropower allocation. The tribe is approaching this as an opportunity to develop a blueprint for wise energy use over the long-term by emphasizing renewable energy and sustainable development, according to **Bob Gough**, attorney for the tribe.

"Getting power delivered to the reservation at lower rates is only part of the picture," he says.

The tribe also plans to develop solar and wind power, notes **Deanna Braunlin** of GAVIN Consulting, Inc., who is working with the tribe to develop the TUA, evaluate projects, and recommend energy policy.

"What they do today is important if they are to strategically position themselves as players in the market tomorrow," says Braunlin, a former state legislator from Nevada. "The work they are doing will serve as a template for other tribes."

*For more information, contact Rebuild America Program Representative **Doug Avery** at (310) 798-6927 or e-mail dougavery@earthlink.net*

Maryland Campus Reaches Out to Community

For many years, the University of Maryland, Baltimore (UMB) campus has been a leader in developing and implementing cost-effective, energy-efficient projects in the City of Baltimore. UMB is now working with Rebuild America to build on its success in saving energy in campus buildings by creating a steering committee to recruit, train and support new partners from all sectors of the community. The roll-out of this expanded partnership is planned this spring.

Located in the hub of downtown Baltimore, the UMB campus is known for its schools of medicine, nursing, pharmacy, dentistry, social work and law. The 48 buildings on campus date from 1807 to 1998 and encompass about 4 million square feet. UMB facility professionals have pursued a course of employing energy-saving measures in campus buildings for the past 15 years and their efforts are paying off. Despite the construction of new facilities and the use of more energy-intensive, high-tech research equipment, UMB has managed to hold its energy costs steady at approximately \$10 million annually for the past few years.

A Shared Mission

UMB's success is largely due to a shared belief among campus administrators, facility management staff, operations and maintenance personnel and design engineers that energy efficiency adds value to UMB's mission to advance knowledge in health care, law, social welfare and related disciplines through research, teaching and service. Collectively, they agreed to:

- Use life-cycle costing and take a long-term view on energy initiatives
- Coordinate energy-efficiency activities through the

collaborative efforts of an energy master planning team

- Use a single "open" building management system for real-time monitoring and control that connects all major building systems
- Focus on finding capital — generated both internally and externally

Major Upgrades Completed

In 1984, the campus installed its first direct digital control project, an upgrade of controls on a rooftop air handling and cooling unit in a converted warehouse. This marked the launch of UMB's energy conservation program. In 1985, the campus took an 80-year-old building with a 160-ton demand load and satisfied it with a 100-ton chiller and thermal ice storage to manage loads.

In 1992, UMB retrofitted lighting in a 300,000 square-foot medical research facility, cutting energy usage by 40 percent. One year later, the University retrofitted the School of Pharmacy and realized a three-year payback on energy savings. Since then, UMB started to use a master lighting control system, as well as motion and heat sensors. All told, over 30 percent of the campus lighting has been retrofitted.

UMB's mechanical and electrical systems also have been substantially upgraded.

Setting an Example

As an urban campus in the midst of a downtown undergoing continuous redevelopment, UMB is uniquely positioned to draw key community players in Baltimore into the Rebuild America fold.

*For more information on the UMB partnership, contact **Robert Rowan**, Assistant Vice President, Office of Facilities Management, University of Maryland, Baltimore, at (410) 706-5000 or by e-mail at rrowan@fm.umaryland.edu.*

View from DC

Continued from page 2

important local support to expand your efforts.

Rebuild America's Progress tracking system will also show you the related impacts of your partnership's efforts, such as avoided power plant construction, enhanced property values, increased employee productivity and other statistics of interest to your community. Based on your reported results, Rebuild America will be in a better position to recognize your partnership for its achievements through awards, media coverage and more.

Your partnership results are useful in compiling cumulative program results which demonstrate that your partnership is part of an exciting and growing nationwide movement. Your results also may motivate neighboring communities to join Rebuild America. The information you provide will help us quantify Rebuild America's impact on saving energy and reducing pollutants.

Your Rebuild America program representative is a valuable resource to assist you in getting your results on the IMS, especially those partnerships that do not yet have Internet access. Take advantage of this free help.

It is critical that the Rebuild America program, now into its fifth year, be able to get an accurate reading on where the program is and where it is going. We can only get to this point with the full participation and cooperation of our partnerships. I know we can count on you to help us tell the Rebuild America story.

Mark Bailey is the national program manager of Rebuild America.

Public and Assisted Housing Market Sector

by **Mark Ternes**

Each issue of Partner Update will examine a key partnership sector of the Rebuild America program. In this issue, we spotlight how public housing authorities tie in with Rebuild America.

More than 30 Rebuild America partnerships are active in efforts to revitalize public and assisted housing, where the need is great and the results can be dramatic. Many buildings in this sector have outdated, inefficient heating, cooling and lighting systems and energy upgrades can yield substantial savings. Increasingly, partnerships active in downtown revitalization and redevelopment efforts are including neighboring public and assisted housing developments in their plans. The two primary methods of funding building improvements are through HUD and energy savings performance contracts.

HUD Resources Available

HUD subsidizes nearly 5 million single-family and multifamily housing units. Approximately 1.3 million of these units are located in more than 13,000 public housing developments across the country. Most of the remaining assisted housing units are units in which 1) the occupants are subsidized directly through Section 8 certificates or vouchers; 2) private landlords are subsidized directly by HUD; or 3) landlords receive tax credits for renting to low-income households.

HUD resources available in this market sector provide excellent marketing opportunities. The Low-Income Housing Tax Credit is one of the most important HUD resources for creating affordable housing. Participating states are given the equivalent of more than \$3 billion in annual budget authority to issue tax credits for the acquisition, rehabilitation, or new construction of rental housing targeted to lower-income households. An average of 1,300 projects and 56,000 units are placed in service each year, with more than half of these located in central cities.

The Community Development Block Grant Program provides states, metropolitan cities and urban communities with annual direct grants totaling about \$4.6 billion to revitalize neighborhoods, expand affordable housing and economic opportunities, and improve community facilities and services, principally to benefit low- and moderate-income families. Smaller but equally important is the HOPE VI program. HUD has appropriated approximately

\$500 million each year since 1993 for HOPE VI grants to fund revitalization efforts in up to 25 communities with severely distressed public housing developments and neighborhoods.

Performance Contracting

Several Rebuild America public housing authority partners in Chicago, Los Angeles, Pittsburgh and Boston are using performance contracting to pay for building energy improvements. Under HUD guidelines, a housing authority may retain the energy savings for work performed under a performance contract for up to 12 years. This allows a housing authority to tap into private sector financing to perform energy conservation measures and other capital improvement projects. It also frees their modernization funds for use on non-energy-related projects.

Rebuild America provides direct technical assistance to housing authorities on performance contracting issues and implementation. Rebuild America's Financial Services is working with the HUD Illinois Office to offer training on performance contracting for public housing authorities, May 10-14, in Chicago. Check this website for details: www.hud.gov/local/chi/chienv2.html.

Partnerships At Work

Thirty-four Rebuild America partnerships are working to make a difference in the public and assisted housing sector. Rebuild America program representative Cheryl Bertics has included the Atlanta Housing Authority in the BOMA Atlanta Energy Alliance, which is tasked with helping partnerships make informed decisions about energy conservation. In Ohio, a component of the City of Cuyahoga Falls partnership coordinates with projects receiving community development block grants to assist low-income residents in upgrading the energy efficiency of their homes. And the Salisbury (NC) Public Housing Authority is performing a major renovation of the community's building for seniors under its Rebuild America partnership which includes replacing electric baseboard heating with a central, forced-air heating system and installing new insulation, windows and doors.

The National Association of Housing and Redevelopment Officials (NAHRO) is an important Rebuild America ally for the public and assisted housing sector. NAHRO represents housing and community development officials who administer HUD programs at the local level. Its purpose is to create affordable housing and safe, viable communities. Rebuild America is working with

Continued on page 6

Solar Strategies Boost Energy Performance

Increasingly, Rebuild America partnerships are realizing the benefits of using of solar technologies in combination with energy-efficiency measures. Solar power has assumed a higher profile since President Clinton announced the Million Solar Roofs Initiative in June 1997. Its goal is to install solar panels on 1 million roofs nationwide by 2010. Some Rebuild partnerships may join the Million Solar Roofs effort to help meet their Rebuild America goals.

Solar and Energy Efficiency Go Hand in Hand

Combining solar technology with energy efficiency throws a 1-2 punch at energy bills. By itself solar technology isn't a cure-all – at least not in terms of cost efficiency. Photovoltaic (PV) cells average performance efficiencies of only 12 to 15 percent (based on a crystalline-silicon PV cell) and cost .15 to .30 per kWh. This makes it increasingly important for solar users to take positive steps to stretch the energy they produce. That's where energy efficiency comes in play.

Technology to the Rescue

A building owner or manager interested in solar applications should take certain steps to maximize cost savings. First, a detailed energy audit is required to analyze and report on the building load and define retrofit objectives. Next, energy solutions may be identified using one of the many software tools on the market. These energy and information analysis programs share the same essential features:

Data gathering – interfacing with existing energy management systems, environmental control equipment, load profile metering, and utility billing.

Information management – using a central hub (such as a website) to compile information and provide a visual interface.

6

Data from monitoring devices is brought back to the server for storage and retrieval.

Analysis – allowing users to request and depict specific segments of information in charts, tables, graphs and other visual formats.

In addition, some software programs offer support personnel who will review the information and make recommendations on energy cost savings.

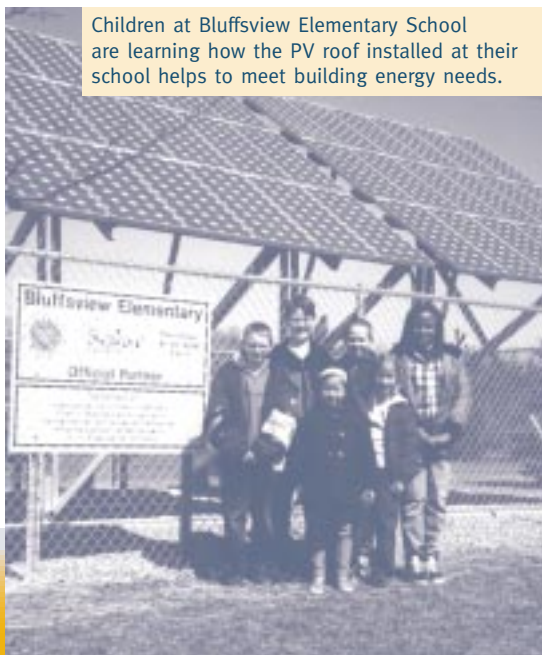
Bluffsvview Goes Solar

The Bluffsvview Elementary School in Ohio is one Rebuild America retrofit project that has gone solar. The school, a project of the **1500 Days, Central Ohio Energy Efficiency Project**, is using Datapult, an energy analysis program from American Electric Power, to observe and analyze the school's energy load and energy mix, including power generated by the school's solar panel. [See Partnership Briefs, Jan.-Feb. 1999 Partner Update.]

Bluffsvview Assistant Principal **Karen Goff** said the solar panel has spurred a barrage of energy questions from the kids and has piqued their interest in energy-efficiency measures. She says the students are using Datapult to see how energy flows in the facility, which has encouraged them to make suggestions for energy-efficiency improvements. "The possibilities for making connections that extend our students' thinking are endless," Goff said.

*For more on the Million Solar Roofs Initiative, visit www.eren.doe.gov/millionroofs/. For more about the Bluffsvview School or other solar applications in schools, contact **Glen Kizer**, of Rebuild America's 1500 Days, Central Ohio partnership at (614) 823-6243.*

Children at Bluffsvview Elementary School are learning how the PV roof installed at their school helps to meet building energy needs.



Public and Assisted Housing

Continued from page 5

NAHRO by publishing articles on energy approaches and success stories in their monthly journal, and providing training on energy measures and performance contracting at their summer and annual meetings.

Mark Ternes is Rebuild America's sector manager for public and assisted housing. He is also a senior staff member of Oak Ridge National Laboratory, where he oversees the residential program. He can be reached at (423) 574-0749 or tmp@ornl.gov. For more information, visit HUD at www.hud.gov and NAHRO at www.nahro.org.

Partnership Briefs

Key players in the Town of Fairfield (CT) Rebuild America partnership were recognized on February 4 for their efforts to achieve energy savings in municipal and school buildings representing about 1.5 million square feet. Rebuild America Boston Regional Team Leader **Greg Davoren** honored First Selectman **Kenneth Flatto** with an Action Partnership Award and Certificate, and presented Certificates of Recognition to Department of Public Works officials including **Richard White**, director; **Ronald Manning**, operations director; **Ed Boman**, assistant director; and to **David Fryer**, facilities manager for the Board of Education. **John Ruckes**, Rebuild America representative for Connecticut, said the Town of Fairfield has been one of the leaders in adopting energy-efficient

practices, citing improvements such as the fuel conversion of municipal vehicles to natural gas and lighting upgrades to the Independence Hall building that reduce electricity costs by 22 percent.

“**The Man Who Set Out to Save a Town**,” an article in the March issue of *North Carolina* magazine, explores how **Conway Rose**, leader of the **LaGrange Redevelopment Foundation** partnership, managed to turn around the dying town of LaGrange, N.C. (See Rose profile, Jan.-Feb. 1999 Partner Update.) The article credits Rebuild America with giving the Foundation a boost in its efforts to revitalize 13 historic buildings in the commercial district.

San Diego to be Recognized for “Green” Building

The first building in the nation to receive the Energy Star Label for Buildings is **San Diego’s Ridgehaven Building**, home to the city’s Environmental Services Department (ESD).

The Ridgehaven building, profiled in the Summer 1997 Partner Update, earned a score of 90 on the Energy Star Benchmarking Tool, meaning the building’s energy performance is in the top 10 percent of buildings in its class.

“I’m happy we’re being recognized because it will raise awareness of what we’ve done, and it will help us serve as a role model for other communities,” said ESD Director **Richard L. Hays**.

The Energy Star Label for Buildings recognizes public and commercial buildings that have energy performance among the top 25 percent of buildings nationwide. It is a joint project of the U.S. Department of Energy and U.S. Environmental Protection Agency (see Nov.-Dec. 1998 *Partner Update*).

San Diego bought the three-story, 73,000-square-foot building in 1996 for \$3 million to house the ESD’s headquarters. Employees encouraged Hays and Mayor **Susan Golding**

to turn Ridgehaven into a national model of an energy-efficient, environmentally sound workplace.

They partnered with Rebuild America, San Diego Gas & Electric, the Electric Power Research Institute, Public Technology Inc., and the U.S. Green Building Council to complete a \$2.7 million top-to-bottom renovation. The work included:

- Reusing interior items like doors, partitions, acoustical tiles and window blinds.
- Installing a new HVAC system with high-efficiency water source heat pumps, radial open-type cooling towers that use 5 hp fans, and a computer based centralized control system.
- Applying high-performance window film and vinyl awnings, and lighting the building with T8 fluorescent lamps, electronic ballast and occupancy sensors.
- Installing water-conservation features like low-flush toilets and electronic sensors on faucets.

In addition, the construction crew separated and recycled more than 40 tons of debris. Throughout the project, emphasis was given to materials that were minimally toxic and were recycled, recyclable or renewable.

The results are impressive. Ridgehaven uses 65 percent less energy than it did before the renovation – a savings of \$84,000 a year from the baseline annual costs of \$129,000. The building is also more comfortable for employees, enhancing their productivity.

“Now the building can fulfill its role – and we’re going to continue making improvements and extend the life of the building,” Hays said. One result of the Ridgehaven project was inspiring the San Diego City Council to pass a Green Building policy that codifies the city’s commitment to sustainable development.

For more information about Ridgehaven, contact Lisa Wood at (619) 573-1236 or e-mail lfw@sdcity.sannet.gov. For more information about the Energy Star Label for Buildings, visit www.epa.gov/buildinglabel.

West Haven Springs Into Action



Students at Bailey Junior High School in West Haven play volleyball under greatly improved lighting conditions.

The **City of West Haven (CT)** partnership has sprung into action with plans to achieve \$500,000 in annual savings with a \$3 million investment in efficiency improvements to City schools, municipal buildings and public housing units. The first phase, which addressed lighting upgrades to athletic facilities in seven schools, has been completed. The investment of \$141,000 in high-efficiency fluorescent lighting and high-pressure sodium and metal halide upgrades to gymnasiums and swimming pools facilities in six City schools will yield annual savings of \$34,000, according to partnership leader **Abdul Quadir**, City Engineer for West Haven. The City of West Haven partnership has entered into a performance contract to fund the improvements.

The partnership will undertake lighting retrofits and mechanical systems upgrades to all 13 schools, which represent 1 million square feet, this summer. It is presently working on lighting and mechanical upgrades to four municipal buildings representing 200,000 square feet. As part of its work with the West Haven Public Housing Authority, the partnership is testing a boiler control device that can achieve 10 to 20 percent energy savings in more than 600 City-owned housing units.

For more information, contact Abdul Quadir at (203) 937-3575.

Earth Day Looks to the New Millennium

Many of us turn our attention to Earth Day this time of year and it's not too early to begin thinking about April 22, 2000. On Earth Day 2000, millions of people will gather to demonstrate their commitment to building a cleaner, more sustainable planet, a goal shared by the Rebuild America program. Given the Rebuild America mission to save energy and benefit the environment, it is wholly appropriate that Rebuild partnerships across the nation join local Earth Day campaigns. What better way to send the message that energy efficiency saves money, creates jobs and promotes economic growth, while protecting the environment?

Earth Day Is Established

The first Earth Day, April 22, 1970, drew together more than 20 million people who demanded that their leaders and fellow citizens begin to address our nation's deepening environmental crisis. Among the participants in the first Earth Day were 10,000 K-12 schools, 2,000 colleges, and 1,000 communities, making it the largest grassroots demonstration in U.S. history.

On April 22, 1990, 20 years after Earth Day was founded, nearly 200 million people from 141 nations participated in the first International Earth Day. Here in the U.S., approximately 70 million citizens took part in 40,000 events, including a huge gathering in New York City and on the Capitol Mall in Washington, DC.

What Partnerships Can Do for Earth Day 2000

There are many ways for Rebuild America partnerships to get started with planning activities for Earth Day 2000:

- Call local environmental groups to find out what they are planning and how Rebuild America partnerships might join in.
- Set up Rebuild America exhibits in local libraries, schools, supermarkets and other businesses.
- Send information about local Rebuild America partnerships to local officials, business and economic development organizations and media, with a cover letter highlighting the connection between Earth Day and Rebuild America activities.
- Check local newspaper "events" columns and web sites for Earth Day activities and then participate in, or exhibit at, those events.
- Launch a "year of environmental action" campaign, culminating with Earth Day 2000 activities.

Many national organizations have started planning the Earth Day 2000 campaign, including the Earth Day Network that is chaired by Denis Hays. Hays and Senator Gaylord Nelson were the organizers of the first Earth Day event. Hays has set up an energy coalition to craft clean energy legislation to serve as a centerpiece for Earth Day 2000.

For more information on Earth Day 2000 activities, visit www.earthday.org or www.earthday.net or call the Earth Day Network at (206) 264-0114.

Utah Campus Tackles Aging Buildings

Colleges and universities across the country are grappling with problems as campus buildings and mechanical systems age. The University of Utah in Salt Lake City has decided to do something about it. It has opted to use performance contracting to finance \$31 million in energy improvements that include the retrofitting of 23 buildings and the construction of a new chiller plant. Roughly one third of that amount – \$10 million – will be invested in building retrofits.

“The university gets high marks for being innovative and putting aside traditional forms of project financing,” said Mike Glenn, director of the Utah Office of Energy Services and lead for the Rebuild America Western States Coalition partnership. “State appropriations were never enough to do what needed to be done. The University of Utah serves as a regional example of how universities can improve their campuses and save money by investing in energy efficiency.”

One of the first projects fostered under the

western states partnership was with the University of Utah, which has a student population of 26,000. The 10 state energy offices that comprise the partnership work with energy service company (ESCO) representatives to overcome barriers to performance contracting among facility managers.

The university worked with a team from the Utah Energy Office and the Division of Facilities Construction and Management in the competitive selection of Viron Energy Services, Inc. The ESCO has started work on 1.3 million square feet in the Eastern portion of the campus which houses health sciences, hospital, school of medicine, nursing, pharmacy and biomedical buildings.

“The University is targeting aging buildings – 30 to 40 years old – that are inefficient in terms of heating, cooling, lighting and water use,” according to university plant operations director Pieter van der Have. Approximately \$1.4 million in annual savings from the retrofit

of campus buildings will be reinvested in other energy improvements on campus, such as the replacement of several chiller plants with one central high-efficiency plant.

“Performance contracting provides a mechanism for financing and replacing equipment which reduces our maintenance liabilities,” noted van der Have. “It harvests some great energy savings – and we get fewer complaints from occupants.”

Other universities within the jurisdiction of the western states partnership are using the University of Utah as a model for their own procurement. “Members of our western coalition have benefited from help and support from Rebuild America Financial Services,” said Glenn.

For further information, contact Mike Glenn at (801) 538-8690 or e-mail mglenn@dced.state.ut.us. Pieter van der Have can be reached at (801) 581-5082 or e-mail pvanderhave@campplan.utah.edu.

Snapshot



Each issue of Partner Update will put the spotlight on one of Rebuild America's program team.

Our first snapshot is

of Charles Young, who is helping to strengthen the Rebuild America network in the southern states.

Vital Statistics:

Resides in Wake Forest, N.C. with wife, Amber; children, Neil 13, Taylor 10, and Amanda 6; and Abby, a jet-black cocker spaniel.

Current Role with Rebuild America:

Full-time Rebuild America program representative for North Carolina, Virginia, Kentucky and Tennessee. Employed by Aspen Systems Corporation.

How did you become involved with

Rebuild America? I have a background in energy training and weatherization and was appointed Rebuild America state representative while with the North Carolina Department of Commerce.

Most rewarding aspect of your work

with Rebuild America: When representatives of a community discover that the expense of operating inefficient buildings can be redirected to pay for energy-efficiency retrofits and create energy savings and other investment in the community.

Your greatest Rebuild America challenge:

Offering excellent service to partnerships.

Pet peeve:

Communities that are not forward thinking.

Person you most admire and why:

Richard Petty #43 – he's honest, genuine and a hero to children.

What do you like to do in your spare time?

Coach youth sports, especially soccer and baseball.

If you won \$10 million, what would you do with it?

I'd invest in innovative education solutions for all children. I'd also invest in youth sports.

If you could live anywhere in the world, where would you go?

Mayberry.

200th Rebuild America Partnership Honored

On February 5, Rebuild America honored the **City and County of Honolulu** partnership for becoming the program's 200th partnership. **Eileen Yoshinaka** of DOE's Seattle Regional Support Office (SRSO) presented the Centennial Partnership Award to **Jeremy Harris**, mayor of the City and County of Honolulu, at the Cities for Climate Protection Campaign forum. Other participants included **Maurice Kaya** of the State of Hawaii Department of Business, Economic Development and Tourism and **Abby Young** of the International Council for Local Environmental Initiatives (ICLEI).

"The forum provided a good opportunity to recognize the City and County of Honolulu's Rebuild America partnership," said Yoshinaka. The forum was sponsored by the SRSO, the State Energy Office and ICLEI.

The Honolulu partnership plans to first retrofit the 100,000 square-foot Honolulu Hale building, which contains the Mayor's office and the City Council chambers. The facility currently consumes 2 million kWh annually. Energy savings are projected at approximately \$40,000 a year. Using the Hale facility as a model, the City and County will use performance contracting to finance the projects the retrofitting of other municipal buildings. Phase II will target approximately 2 million square feet of office space, police stations and fire stations that has an annual energy consumption of 30 million kWh. In addition to its

Rebuild America activities, the City and County of Honolulu has been an active DOE Clean Cities partner since 1995.

For more information, contact Eileen Yoshinaka at (808) 541-2564 or email eileen.yoshinaka@hq.doe.gov.



Mayor Jeremy Harris of Honolulu receives the Centennial Partnership Award from Eileen Yoshinaka of the SRSO.

Roanoke-Chowan Takes the Next Step

Rebuild Roanoke-Chowan (NC) partnership, headed by the Choanoke Area Development Association (CADA), is taking a pivotal step in its carefully orchestrated plan to attract small business participation in energy retrofits. The partnership has prepared an incentive package that includes energy-efficiency financing options to encourage area businesses to save energy dollars by committing to building energy improvements.

In February, the partnership hosted a tour of area buildings undergoing energy retrofits that included the Town Hall and library in Murfreesboro, a small business incubator development in Windsor, and a municipal building and fire department in Aulander. Rebuild America Customer Service Manager **Jeff Brown** and Program Representative **Kirk Bond** joined CADA officials and community leaders on the tour. The Roanoke-Chowan News Herald quoted CADA Director **Sallie Surface** in its coverage of the tour: "What

Rebuild America does is give us access to technologies not readily available to us here."

Partnership plans to build participation in the business community took shape last

summer when it trained high school and college students how to use a diagnostic energy management software tool through the Job Training Partnership Act program. The students performed energy audits on 120 public and private-sector buildings in a four-county area and the Oak Ridge National Laboratories analyzed the data they gathered. Rebuild Roanoke-Chowan held an Energy Forum last fall to share the results with owners and managers of participating buildings.

"The Forum succeeded in getting business leaders to think seriously about the positive impact that investing in energy efficiency would have on their businesses and their communities," said partnership spokesman **Melvin Powers**. Using incentives to encourage businesses to commit resources to improving building efficiency is a critical next step, he noted. A second focus of the partnership is to get schools in the community to make a similar commitment. Powers sees an opportunity for students to become key participants in this effort.

For more information contact Melvin Powers at (252) 539-4155 or e-mail cada@coastalnet.com.

Solutions

The Energy Efficiency and Renewable Energy Clearinghouse (EREC) has become the one-stop shop for Rebuild America partnerships and program team members who need program resources.

Contact EREC for:

- Answers and advice on program or technical questions
- Direct technical assistance (for partnerships implementing action plans)
- Information on workshops and training events
- Documents and software produced by Rebuild America and other DOE programs

The process is easy. Callers requesting general program information and documents will receive immediate assistance from an EREC information specialist. More detailed or technical inquiries will be forwarded to technical specialists, such as Don Fort and Bill Mixon, coordinator of Rebuild America technical assistance. These specialists will respond within 24 hours if possible, and in any event, within 72 hours.

EREC also is compiling information and documents about private- and public-sector resources that may be helpful to Rebuild partnerships and program team members. In short, if you have a question, need a product or assistance, or have useful information to share, contact EREC.

Phone: 1-800-DOE-EREC
Fax: 703-893-0400
TDD#: 1-800-273-2957
E-Mail: doe.erec@nciinc.com
Mail: P.O. Box 3048 Merrifield, VA 22116
Via EREN: Ask the Energy Expert at <http://www.eren.doe.gov>

For additional information about EREC, or if you have comments or suggestions about this service, contact Bill Mixon (billmixon@icx.net); Chip Larson, Rebuild America products and services manager (chip.larson@pnl.gov); or your program representative.

Upcoming Events

FEDfacilities Conference, May 4-5, 1999 in Washington, DC. Professional development program and exhibition for facility and administrative managers of government buildings. Free event. Visit <http://fedfacilities.reedexpo.com>.

Public Housing Authorities Directors Annual Conference, June 6-9, 1999 in Nashville, TN. Visit www.phada.org.

Annual Leadership Conference for the National Association for Community Leadership, June 10-13, 1999 in Indianapolis, IN. Visit <http://communityleadership.org>.

U.S. Conference of Mayors Annual Conference, June 11-15, New Orleans, LA. Visit www.usmayors.org.

92nd Annual Convention of the Building Owners and Managers Association, International, June 20-22, 1999 in Atlanta, GA. Visit www.boma.org.

86th Annual Conference of the Association of Higher Education Facilities Officers, June 20-22, 1999 in Cincinnati, OH. Visit www.appa.org.

Energy '99, August 23-25, 1999 in Orlando, FL. This energy-efficiency workshop and expo includes sessions on whole building design, financing/project development, operations and maintenance, sourcing energy, and technology. The conference is sponsored by DOE, FEMP, the State of Florida and others. Contact JoAnn Stirling at (800) 395-8574.

Profile

Continued from page 2

environmental controls. Several AMC theaters are reducing their energy costs by 28 percent, Kizer said. AMC is also displaying Solar Schools Posters in their lobbies.

Another 1500 Days partner, Ashland Chemical, "bought in" to investing in energy-efficiency in stages and is saving \$250,000 a year as a result, Kizer said. The company started with lighting upgrades and later added occupancy sensors, a cogeneration system, and HVAC improvements.

Kizer and the Foundation are producing a television series titled Environmental Weekly for PBS, college stations and K-12 schools. The series is uplinked monthly and is available to millions of homes and thousands of schools.

Kizer brings a substantial amount of energy efficiency experience to Rebuild America. He had an environmental law practice in Ohio for 10 years and prior to that served as Ohio assistant attorney general in environmental law. While with the Ohio DNR, he oversaw a project that resulted in the planting of 1 million trees in 30 days. He is presently working on a tree planting initiative for the United Nations.

"We have no plans to stop," Kizer said of his Rebuild partnership. "We are taking what we've learned to expand our energy efficiency activities in the future."

Mark your calendar!

1999 Rebuild America National Forum

August 9-11

MGM Grand Hotel

Las Vegas, Nevada



The Rebuild America National Forum and conferences such as energyNow, pictured above, which was hosted by DOE's Philadelphia Regional Support Office, present valuable opportunities for Rebuild America partnerships to share ideas.

Rebuild America is proud to add these 11 new partnerships to the many communities and businesses nationwide that are saving money through energy efficiency.

City of Beckley, WV

City of Caldwell, ID

City of Shelton, CT

Indianapolis, IN, Northwest Gateway New

Village Initiative

Kewanee, IL, Chamber of Commerce

Nevada Army National Guard

New Albany, IN, Develop New Albany, Inc.

Rebuild Ada County, ID

Rebuild Georgia

Rebuild Oregon State Parks

Sacramento Municipal Utility District (CA)



Rebuild America

Rebuild America is a network of community partnerships – made up of local governments and businesses – that save money by saving energy. These voluntary partnerships, working with the U.S. Department of Energy, choose the best ways to improve the energy efficiency of commercial, government and apartment buildings. Rebuild America supports them with business and technical tools and customized assistance.

By the year 2003, 250 Rebuild America partnerships will be involved in over 2 billion square feet of building renovations, which will save \$650 million every year in energy costs, generate \$3 billion in private community investment, create 26,000 new private sector jobs, and reduce air pollution by 1.6 million tons of carbon dioxide a year.

Rebuild America
Office of Building Technology,
State and Community Programs
U.S. Department of Energy
1000 Independence Avenue, SW
Washington, DC 20585-0121

U.S. DEPARTMENT OF
Energy

Address Correction Requested

